

SURVEY DRAWING - MARTIN MINOR SUBDIVISION

PART W 1/2 SW 1/4 SEC 23, AND PART NW 1/4

NW 1/4 SEC 26, T 10 N, R 2 W

Monroe County, Indiana

SEPTEMBER 29, 1999

(21)

P.O.B TRACT 3B

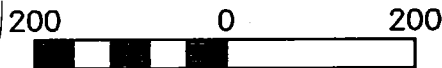
810.06' S, 540.34' E, THENCE
S04°38'08"W 375.57' FROM THE
NW COR W1/2 SW1/4 SEC 23
T-10-N, R-2-W

EAST 724.56'

TRACT 3B
16.29 AC.

P 34
11-03

SCALE: 1"=200'

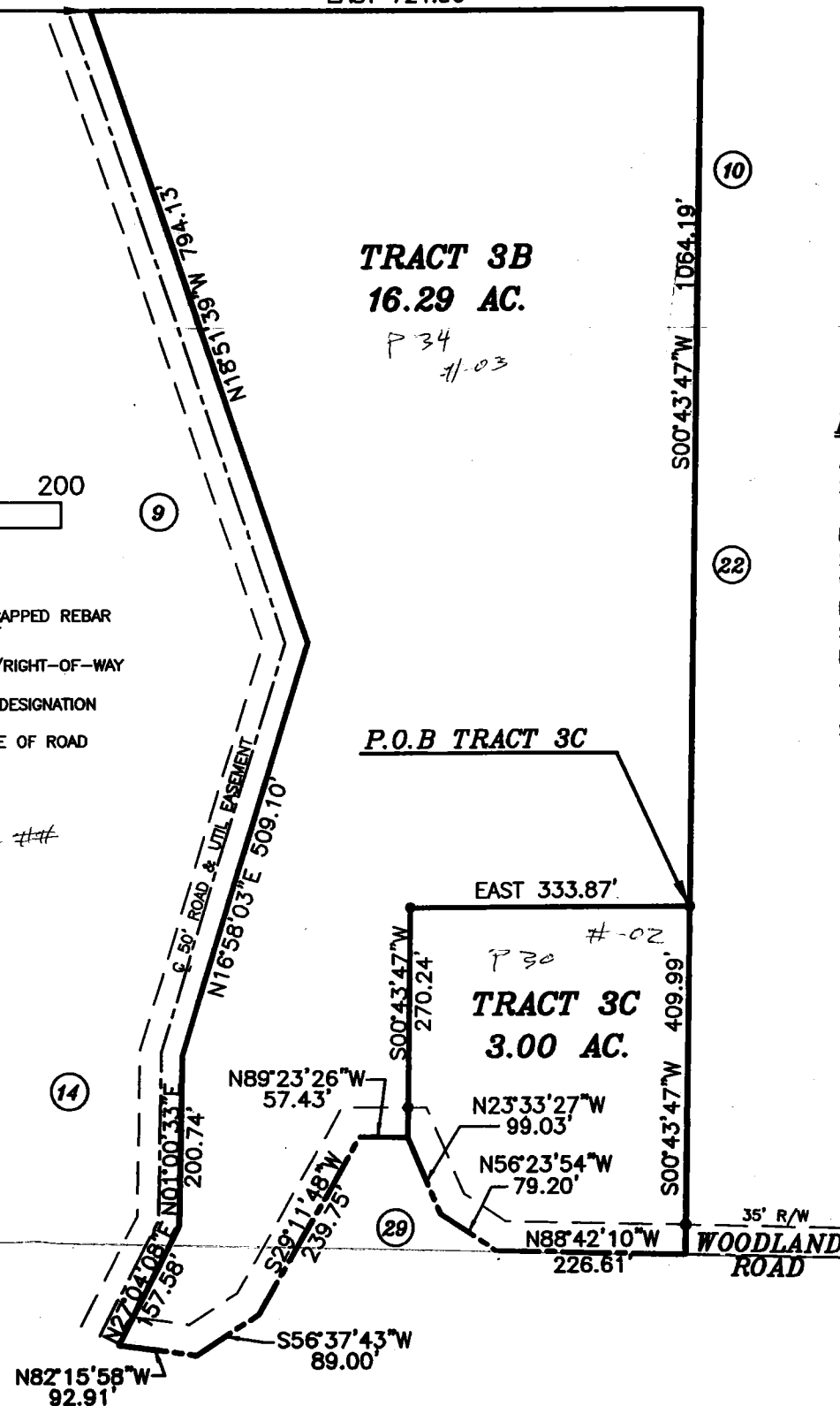


LEGEND

- 2'-5/8" CAPPED REBAR TO BE SET
- EASEMENT/RIGHT-OF-WAY
- (10) PLAT LOT DESIGNATION
- CENTERLINE OF ROAD

001-03520-##

Sec 23
Sec 26



NOTE: MINIMUM FLOOR ELEVATIONS MUST BE TWO FEET ABOVE THE 100 YEAR FLOOD ELEVATION FOR ANY HOUSES HOUSES OR OTHER HABITABLE ABODES PROPOSED FOR THIS SUBDIVISION

DESCRIPTION - TRACT 3B

A PART OF THE WEST HALF OF THE SOUTHWEST QUARTER OF SECTION 23, AND A PART OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 26, TOWNSHIP 10 NORTH, RANGE 2 WEST, MONROE COUNTY, INDIANA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

BEGINNING AT A POINT 810.06 FEET SOUTH AND 540.34 FEET EAST OF THE NORTHWEST CORNER OF SAID WEST HALF OF THE SOUTHWEST QUARTER OF SECTION 23; THENCE SOUTH 4 DEGREES 38 MINUTES 08 SECONDS WEST 375.57 FEET TO THE TRUE POINT OF BEGINNING; THENCE EAST 724.56 FEET; THENCE SOUTH 00 DEGREES 43 MINUTES 47 SECONDS WEST 1064.19 FEET; THENCE WEST 333.87 FEET; THENCE SOUTH 00 DEGREES 43 MINUTES 47 SECONDS WEST 270.24 FEET TO THE CENTERLINE OF WOODLAND ROAD; THENCE ALONG SAID CENTERLINE THE FOLLOWING COURSES AND DISTANCES: NORTH 89 DEGREES 23 MINUTES 26 SECONDS WEST 57.43 FEET; THENCE SOUTH 29 DEGREES 11 MINUTES 48 SECONDS WEST 239.75 FEET; THENCE SOUTH 56 DEGREES 37 MINUTES 43 SECONDS WEST 89.00 FEET; THENCE NORTH 82 DEGREES 15 MINUTES 58 SECONDS WEST 92.91 FEET; THENCE LEAVING SAID CENTERLINE NORTH 27 DEGREES 04 MINUTES 08 SECONDS EAST 157.58 FEET; THENCE NORTH 01 DEGREES 00 MINUTES 33 SECONDS EAST 200.74 FEET; THENCE NORTH 16 DEGREES 58 MINUTES 03 SECONDS EAST 509.10 FEET; THENCE NORTH 18 DEGREES 51 MINUTES 39 SECONDS WEST 794.13 FEET TO THE POINT OF BEGINNING. CONTAINING 16.29 ACRES, MORE OR LESS.

SUBJECT TO AND TOGETHER WITH AN EASEMENT FOR INGRESS AND EGRESS DESCRIBED AS FOLLOWS:

A FIFTY (50) FOOT WIDE ROAD AND UTILITY EASEMENT BEING A PART OF THE SOUTHWEST QUARTER OF SECTION 23, TOWNSHIP 10 NORTH, RANGE 2 WEST, MONROE COUNTY, INDIANA, BEING TWENTY-FIVE (25) FEET EASTERLY AND TWENTY-FIVE (25) FEET WESTERLY FROM THE UNDER-DESCRIBED CENTERLINE: BEGINNING AT A POINT SOUTH 88 DEGREES 42 MINUTES 10 SECONDS EAST 581.01 FEET FROM THE SOUTHWEST CORNER OF SAID SECTION 23; THENCE NORTH 27 DEGREES 04 MINUTES 08 SECONDS EAST 23.65 FEET; THENCE NORTH 01 DEGREES 00 MINUTES 33 SECONDS EAST 200.74 FEET; THENCE NORTH 16 DEGREES 58 MINUTES 03 SECONDS EAST 509.10 FEET; THENCE NORTH 18 DEGREES 51 MINUTES 39 SECONDS WEST 794.13 FEET; THENCE NORTH 04 DEGREES 38 MINUTES 08 SECONDS EAST 806.46 FEET.

SUBJECT TO ALL EASEMENTS AND RIGHTS-OF-WAY.

ALSO, SUBJECT TO 35.0 FOOT RIGHT-OF-WAY FOR WOODLAND ROAD.

DESCRIPTION - TRACT 3C

A PART OF THE WEST HALF OF THE SOUTHWEST QUARTER OF SECTION 23, AND A PART OF THE NORTHWEST QUARTER OF THE NORTHWEST QUARTER OF SECTION 26, TOWNSHIP 10 NORTH, RANGE 2 WEST, MONROE COUNTY, INDIANA, AND MORE PARTICULARLY DESCRIBED AS FOLLOWS:

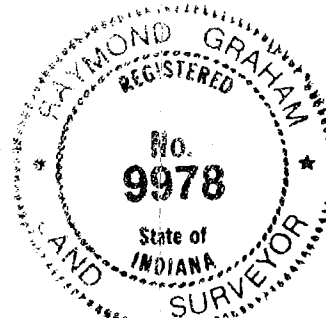
BEGINNING AT A POINT 810.06 FEET SOUTH AND 540.34 FEET EAST OF THE NORTHWEST CORNER OF SAID WEST HALF OF THE SOUTHWEST QUARTER OF SECTION 23; THENCE SOUTH 4 DEGREES 38 MINUTES 08 SECONDS WEST 375.57 FEET; THENCE EAST 724.56 FEET; THENCE SOUTH 00 DEGREES 43 MINUTES 47 SECONDS WEST 1064.19 FEET TO THE TRUE POINT OF BEGINNING; THENCE CONTINUING SOUTH 00 DEGREES 43 MINUTES 47 SECONDS WEST 409.99 FEET TO THE SOUTH LINE OF SAID SECTION 23; THENCE NORTH 88 DEGREES 42 MINUTES 10 SECONDS WEST 226.61 FEET TO THE CENTERLINE OF WOODLAND ROAD; THENCE ALONG SAID CENTERLINE THE FOLLOWING COURSES AND DISTANCES: NORTH 56 DEGREES 23 MINUTES 54 SECONDS WEST 79.20 FEET; THENCE NORTH 23 DEGREES 33 MINUTES 27 SECONDS WEST 99.03 FEET; THENCE LEAVING SAID CENTERLINE NORTH 00 DEGREES 43 MINUTES 47 SECONDS EAST 270.24 FEET; THENCE EAST 333.87 FEET TO THE POINT OF BEGINNING. CONTAINING 3.00 ACRES, MORE OR LESS.

SUBJECT TO ALL EASEMENTS AND RIGHTS-OF-WAY

ALSO, SUBJECT TO 35.0 FOOT RIGHT-OF-WAY FOR WOODLAND ROAD.

INTERESTED PARTIES

PLAT NO.	NAME AND ADDRESS	DEED RECORD
	ANTHONY MARTIN, et. al 5182 WOODLAND ROAD ELLETTSVILLE, IN 47429	DR 450 PG 386
10,22	HORACE & GARNET KEITH 5180 W. WOODLAND RD. ELLETTSVILLE, IN 47429	DR 300 PG 294
9	CHARLES STURGIS, et al 7590 N. MT. TABOR ELLETTSVILLE, IN 47429	DR 449 PP 433
14	DINAH COOPER RR1, BOX 169C PARGON, IN 46166	DR 409 PG 189
29	CARL SCOTT, et. al. 8010 BARR ROAD ELLETTSVILLE, IN 47429	DR 400 PG 04

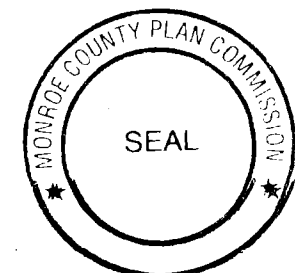


ENGINEER'S CERTIFICATE

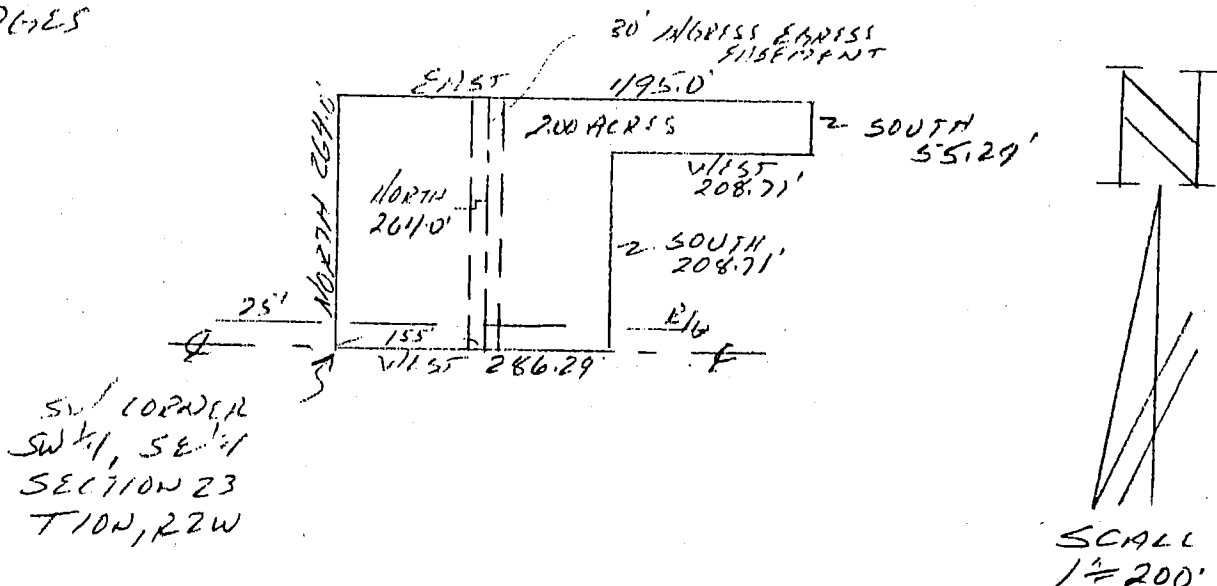
I certify that I am a registered professional engineer licensed under the laws of Indiana; that this plat accurately represents a survey of the property and that the monuments shown on it exist; and that their locations, sizes, types and materials are accurately shown.

Raymond Graham

RAYMOND GRAHAM
R.P.E. 8409 L.S. 9978 INDIANA
615 W. Kirkwood Avenue
Bloomington, Indiana 47404
(812) 338-3509
OCTOBER 14, 1999 P/N 99-611



LESLIE
HODGES



Bea Blossom 23

DESCRIPTION:

A part of the Southwest quarter of the Southeast quarter of Section 23, Township 10 North, Range 2 West, Monroe County, Indiana, bounded and described as follows: Beginning at the Southwest corner of said quarter quarter, said point being in Woodland Road, thence leaving said road and running with the West line of said quarter quarter North for 264.00 feet, thence leaving said line and running East for 495.00 feet, thence South for 55.29 feet, thence West for 208.71 feet, thence South for 208.71 feet and to the South line of said quarter quarter and to a point in Woodland Road, thence running in said road and with said line West for 286.29 feet and to the point of beginning. Containing in all 2.00 acres, more or less. Subject to a 25.00 foot easement from the centerline of said Woodland Road for County Highway right-of-way. Also subject to and with the use of a 30.00 foot ingress and egress easement across the above described property, described as follows: Beginning at a point that is 155.00 feet East of the Southwest corner of said described property, said point being in the centerline of said 30.00 foot easement and in said Woodland road, thence running with the said easement centerline North for 264.00 feet and to the North line of the above described property.

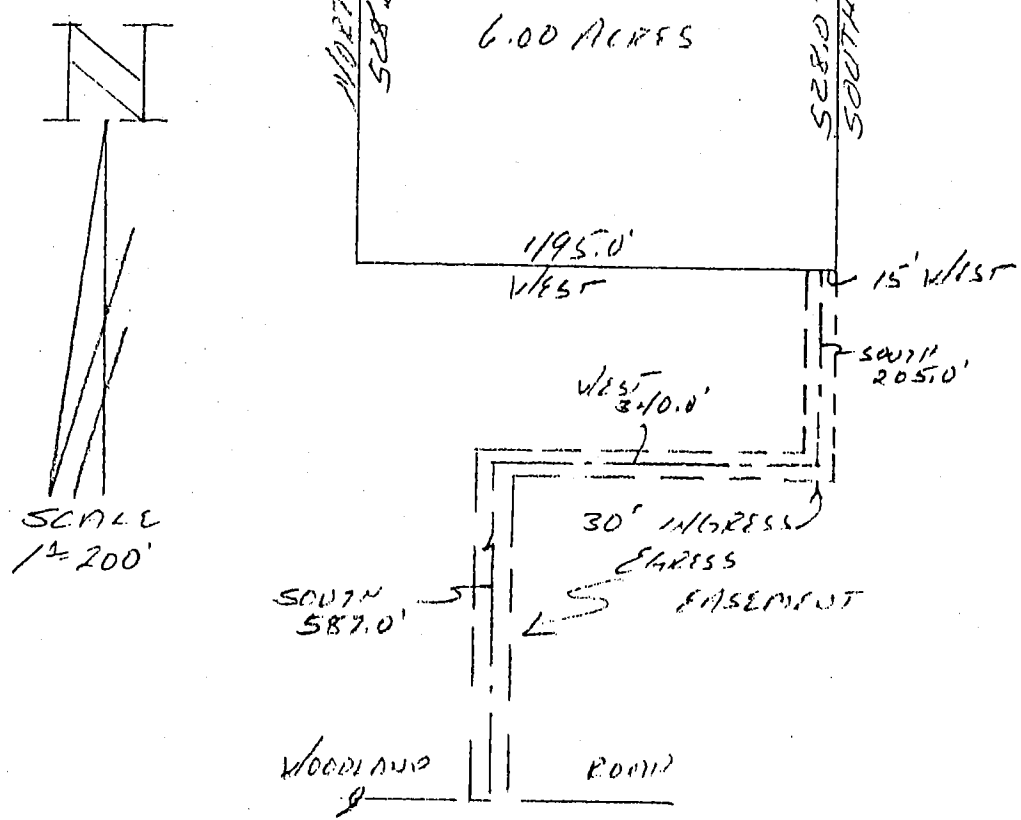


Raymond Graham
Raymond Graham
R.P.E. 8409 L.S. 9978 Indiana
3215 N. Smith Pike
Bloomington, Indiana
February 13, 1991

NW CORNER
SW 1/4, SE 1/4
SECTION 23
T10N, R2W

LESLIE
HODGES

B
B
23



DESCRIPTION:

A part of the Southwest quarter of the Southeast quarter of Section 23, Township 10 North, Range 2 West, Monroe County, Indiana, bounded and described as follows: Beginning at the Northwest corner of said quarter quarter, thence running East for 495.00 feet, thence South for 528.00 feet, thence West for 495.00 feet, thence North for 528.00 feet and to the point of beginning. Containing in all 6.00 acres, more or less. Also with the use of a 30.00 foot ingress and egress easement to Woodland road described as follows: Beginning at a point on the South line of the above described property, said point being 15.00 feet West of the Southeast corner of said described property, said point being in the centerline of said 30.00 foot easement, thence running with said centerline South for 205.00 feet, thence West for 340.00 feet, thence South for 587.00 feet and to the centerline of Woodland Road.

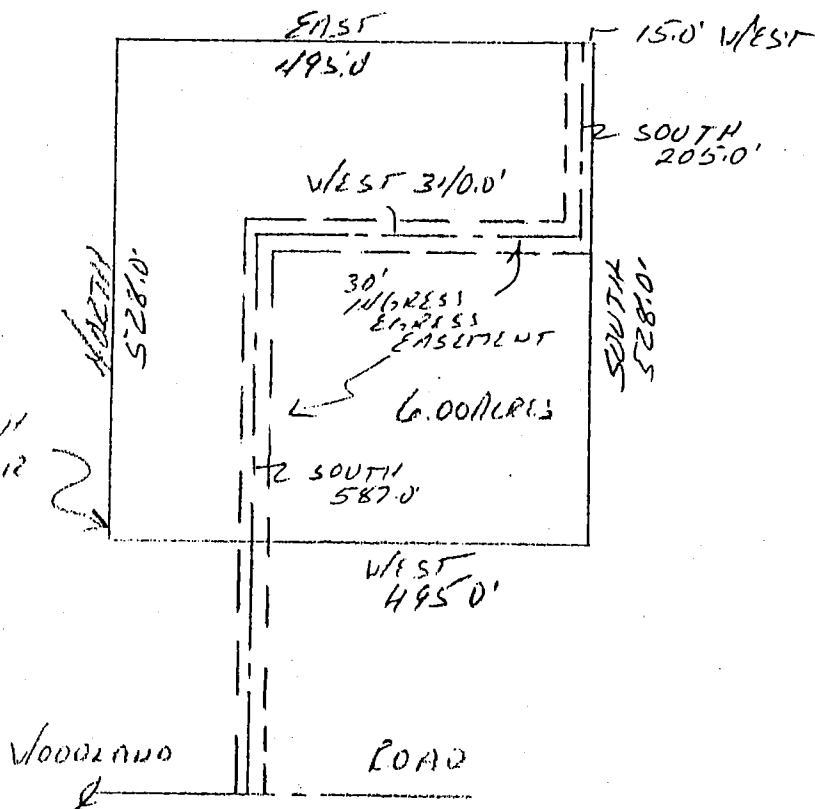


Raymond Graham

Raymond Graham
R.P.E. 8409 L.S. 9978 Indiana
3215 N. Smith Pike
Bloomington, Indiana
February 13, 1991

LESLIE
HODGES

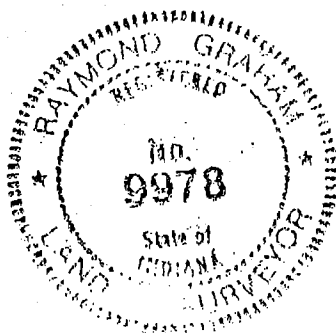
264.0' NORTH
SW CORNER
SW 1/4, SE 1/4
SECTION 23
T10N, R2W



P B 23

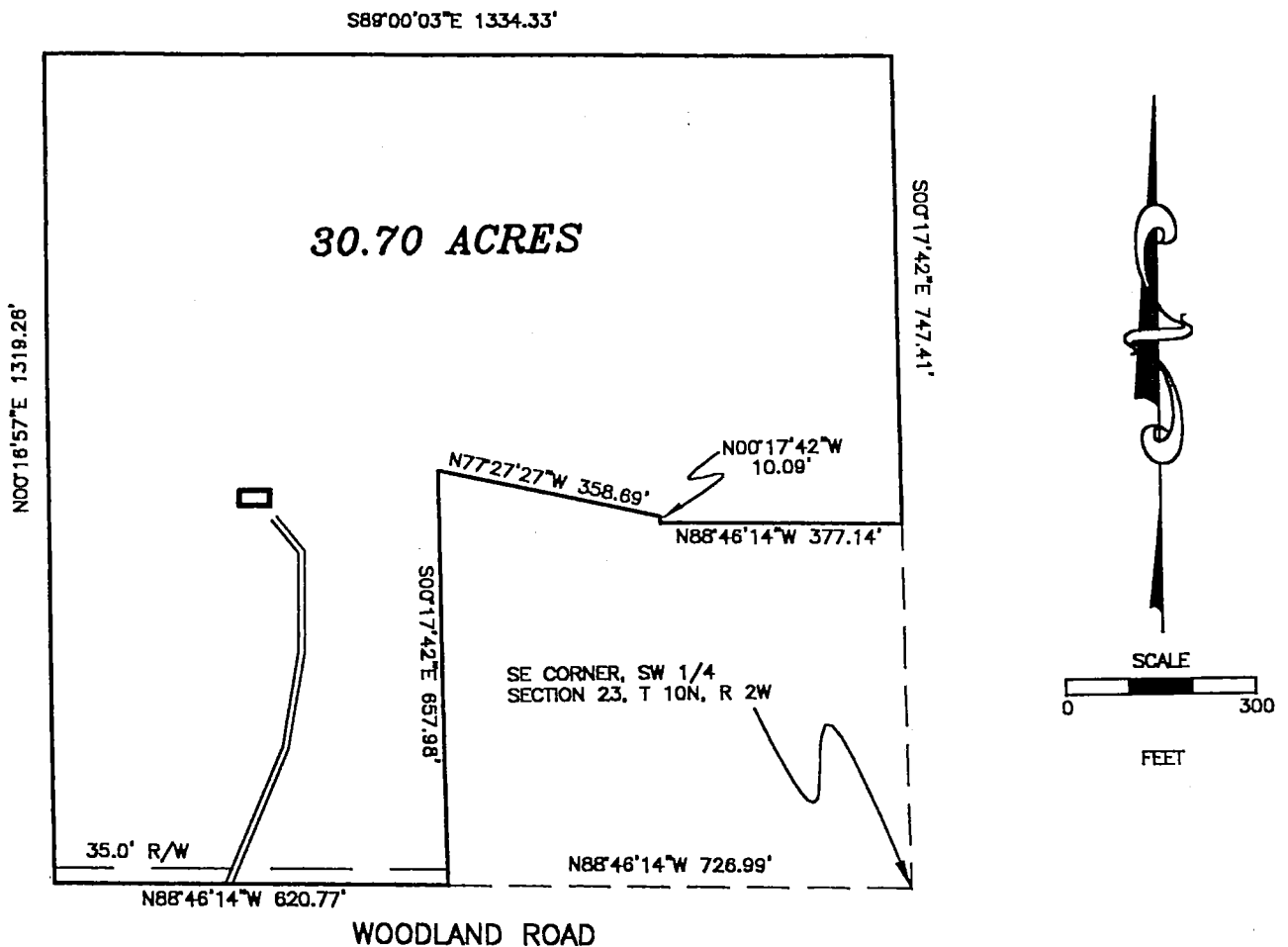
DESCRIPTION:

A part of the Southwest quarter of the Southeast quarter of Section 23, Township 10 North, Range 2 West, Monroe County, Indiana, bounded and described as follows: Beginning at a point that is 264.00 feet North of the Southwest corner of said quarter quarter, thence running North for 528.00 feet, thence East for 495.00 feet, thence South for 528.00 feet, thence West for 495.00 feet and to the point of beginning. Containing in all 6.00 acres, more or less. Also with the use of and subject to a 30.00 foot ingress and egress easement bounded and described as follows: Beginning at a point that is 15.00 feet West of the Northeast corner of the above described property, said point being in the centerline of said easement, thence running with said centerline South for 205.00 feet, thence West for 340.00 feet, thence South for 587.00 feet and to the centerline of Woodland road.



Raymond Graham
Raymond Graham
R.P.E. 8409 L.S. 9978 Indiana
3215 N. Smith Pike
Bloomington, Indiana
February 13, 1991

TYPE 'A' ADMINISTRATIVE SUBDIVISION
PART SW 1/4, SECTION 23, T 10N, R 2W
Monroe County, Indiana



DESCRIPTION:

A PART OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 23, TOWNSHIP 10 NORTH, RANGE 2 WEST, MONROE COUNTY, INDIANA, DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHEAST CORNER OF THE SAID QUARTER SECTION; THENCE ALONG THE SOUTH LINE OF SAID QUARTER SECTION NORTH 88 DEGREES 46 MINUTES 14 SECONDS WEST FOR 726.99 FEET AND TO THE POINT OF BEGINNING; THENCE CONTINUING ALONG SAID SOUTH LINE NORTH 88 DEGREES 46 MINUTES 14 SECONDS WEST FOR 620.77 FEET AND TO THE SOUTHWEST CORNER OF THE SAID QUARTER QUARTER SECTION; THENCE ALONG THE WEST LINE OF THE SAID QUARTER QUARTER SECTION NORTH 00 DEGREES 18 MINUTES 57 SECONDS EAST FOR 1319.28 FEET AND TO THE NORTHWEST CORNER OF THE SAID QUARTER QUARTER SECTION; THENCE ALONG THE NORTH LINE OF THE SAID QUARTER QUARTER SECTION SOUTH 89 DEGREES 00 MINUTES 03 SECONDS EAST FOR 1334.33 FEET AND TO THE NORTHEAST CORNER OF THE SAID QUARTER QUARTER SECTION; THENCE ALONG THE EAST LINE OF THE SAID QUARTER QUARTER SECTION SOUTH 00 DEGREES 17 MINUTES 42 SECONDS EAST FOR 747.41 FEET; THENCE LEAVING THE SAID EAST LINE NORTH 88 DEGREES 46 MINUTES 14 SECONDS WEST FOR 377.14 FEET; THENCE NORTH 00 DEGREES 17 MINUTES 42 SECONDS WEST FOR 10.09 FEET; THENCE NORTH 77 DEGREES 27 MINUTES 27 SECONDS WEST FOR 358.69 FEET; THENCE SOUTH 00 DEGREES 17 MINUTES 42 SECONDS EAST FOR 657.98 FEET AND TO THE POINT OF BEGINNING. CONTAINING 30.70 ACRES, MORE OR LESS.

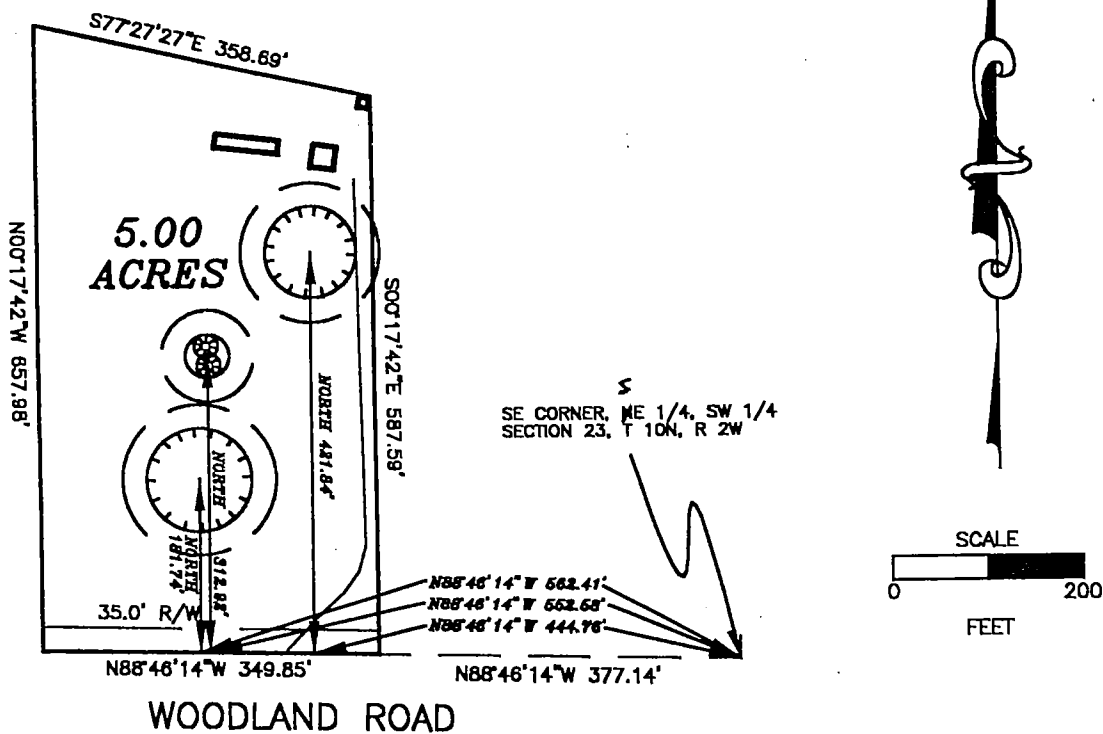
SUBJECT TO A 35.00 FOOT COUNTY HIGHWAY RIGHT-OF-WAY FROM THE CENTERLINE OF WOODLAND ROAD.

SURVEYOR'S SIGNATURE

RAYMOND GRAHAM
R.P.E. 8408 R.L.S. 9978
615 WEST KIRKWOOD AVENUE
BLOOMINGTON, IN 47404
NOVEMBER 28, 2000 JOB NO. 00-865



TYPE A ADMINISTRATIVE SUBDIVISION
PART SW 1/4, SECTION 23, T 10N, R 2W
 Monroe County, Indiana



DESCRIPTION:

A PART OF THE SOUTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 23, TOWNSHIP 10 NORTH, RANGE 2 WEST, MONROE COUNTY, INDIANA, DESCRIBED AS FOLLOWS: COMMENCING AT THE SOUTHEAST CORNER OF THE SAID QUARTER QUARTER SECTION; THENCE ALONG THE SOUTH LINE OF THE SAID QUARTER QUARTER NORTH 88 DEGREES 46 MINUTES 14 SECONDS WEST FOR 377.14 FEET AND TO THE POINT OF BEGINNING, SAID POINT BEING IN WOODLAND ROAD; THENCE CONTINUING ALONG SAID SOUTH LINE NORTH 88 DEGREES 46 MINUTES 14 SECONDS WEST FOR 349.85 FEET; THENCE LEAVING THE SAID SOUTH LINE AND SAID ROAD NORTH 00 DEGREES 17 MINUTES 42 SECONDS WEST FOR 657.98 FEET; THENCE SOUTH 77 DEGREES 27 MINUTES 27 SECONDS EAST FOR 358.69 FEET; THENCE SOUTH 00 DEGREES 17 MINUTES 42 SECONDS EAST FOR 587.59 FEET AND TO THE POINT OF BEGINNING. CONTAINING 5.00 ACRES, MORE OR LESS.

SUBJECT TO A 35.00 FOOT COUNTY HIGHWAY RIGHT-OF-WAY FROM THE CENTERLINE OF WOODLAND ROAD.

DESCRIPTION - SINKHOLE CONSERVANCY AREA

A CONSERVANCY AREA DESCRIBED AS FOLLOWS: 25.00 FEET OF EVEN WIDTH FROM THE RIM OF A SINKHOLE HAVING A RADIUS OF 47.50' FEET, THE RADIAL POINT OF SAID SINKHOLE BEING NORTH 88 DEGREES 46 MINUTES 14 SECONDS WEST 444.76 FEET AND NORTH 421.84 FEET FROM THE SOUTHEAST CORNER OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 23, TOWNSHIP 10 NORTH, RANGE 2 WEST, MONROE COUNTY, INDIANA. SOUTHEAST

A CONSERVANCY AREA DESCRIBED AS FOLLOWS: 25.00 FEET OF EVEN WIDTH FROM THE RIM OF A SINKHOLE AREA HAVING A RADIUS OF 23.00' FEET, THE RADIAL POINT OF SAID SINKHOLE BEING NORTH 88 DEGREES 46 MINUTES 14 SECONDS WEST 552.58 FEET AND NORTH 312.92 FEET FROM THE SOUTHEAST CORNER OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 23, TOWNSHIP 10 NORTH, RANGE 2 WEST, MONROE COUNTY, INDIANA. SOUTHEAST

A CONSERVANCY AREA DESCRIBED AS FOLLOWS: 25.00 FEET OF EVEN WIDTH FROM THE RIM OF A SINKHOLE HAVING A RADIUS OF 47.50' FEET, THE RADIAL POINT OF SAID SINKHOLE BEING NORTH 88 DEGREES 46 MINUTES 14 SECONDS WEST 562.41 FEET AND NORTH 181.74 FEET FROM THE SOUTHEAST CORNER OF THE NORTHEAST QUARTER OF THE SOUTHWEST QUARTER OF SECTION 23, TOWNSHIP 10 NORTH, RANGE 2 WEST, MONROE COUNTY, INDIANA. SOUTHEAST



SURVEYOR'S SIGNATURE

Raymond Graham
 RAYMOND GRAHAM
 R.P.E. 8408 R.L.S. 9878
 815 WEST KIRKWOOD AVENUE
 BLOOMINGTON, IN 47404
 NOVEMBER 26, 2000 JOB NO. 00-665

Bea Blossom 23

Plat of Survey: Part of Section 23, T-10-N, R-2-W.
MONROE COUNTY, IND.

Client: Mary Frill

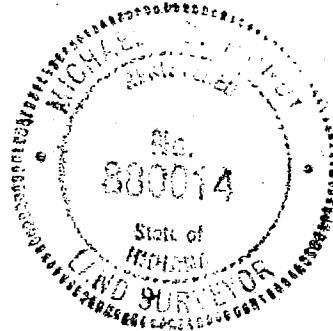
Record owner: Lorry & James Cooper
(Part of land per Deed Rec 347, pg. 3)

SURVEYOR'S CERTIFICATION

I certify that to the best of my information,
knowledge, and belief this plat represents a
survey as completed by me on the 25th of
February 1992.

Michael D. Mundy

Michael D. Mundy
P.O. Box 244
Ellettsville, Ind 47429



Scale 1"=200'
25 Feb. 1992

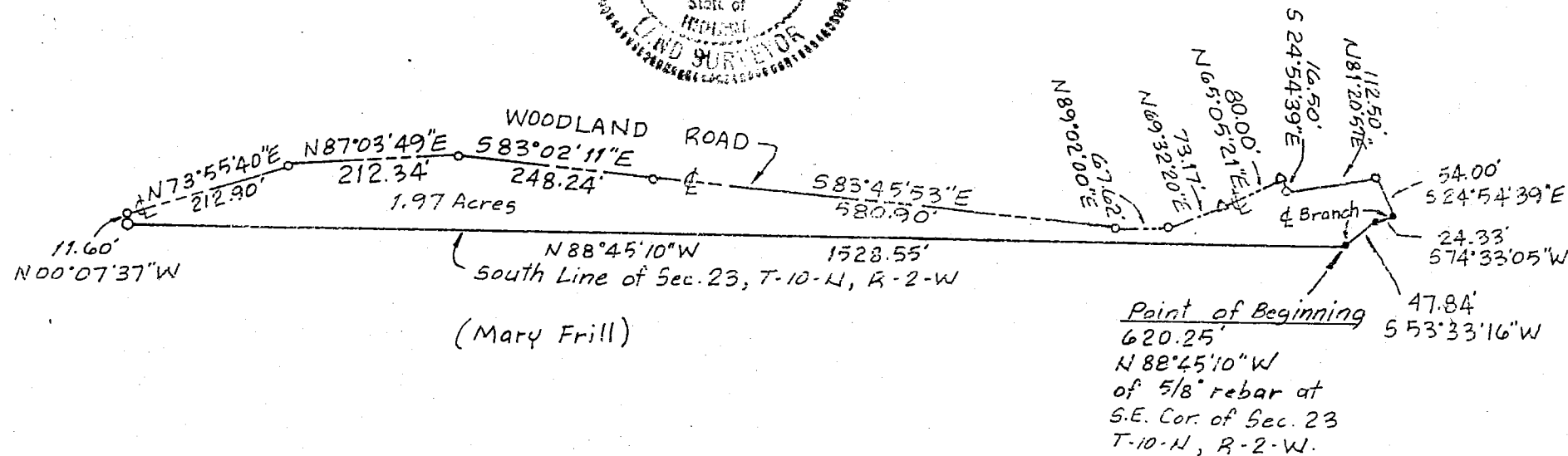
~ LEGEND ~

- = 5/8" x 2' rebar w/ cap (set)
- △ = Railroad spike (set)
- = no point was set
- = 1/2" rebar found

Basis of bearings: Astronomic
by solar observation at S.E. Cor.
of Sec 23, T-10-N, R-2-W.

There are no buildings on this
parcel.

Woodland Road is a gravel road
which is maintained by the Monroe
County Highway System.



LAND DESCRIPTION

A part of the Southeast quarter of Section 23, Township 10 North, Range 2 West, Monroe County, Indiana. Described as follows:

Beginning at a rebar marking the Southeast corner of the Southeast quarter of said Section 23; thence North 88°45'10" West along the South line of said quarter Section for 620.25 feet to the centerline of a branch and to the beginning of this description; thence continuing North 88°45'10" West for 1528.55 feet to a ½" rebar (found); thence leaving said South line, North 00°07'37" West for 11.60 feet to a 5/8" rebar (set) in the centerline of Woodland Road; thence along the centerline of said road, the following seven courses and distances;

- 1) North 73°55'40" East for 212.90 feet to a 5/8" rebar (set);
- 2) North 87°03'49" East for 212.34 feet to a 5/8" rebar (set);
- 3) South 83°02'11" East for 248.24 feet to a 5/8" rebar (set);
- 4) South 83°45'53" East for 580.90 feet to a 5/8" rebar (set);
- 5) North 89°02'00" East for 67.62 feet to a 5/8" rebar (set);
- 6) North 69°32'20" East for 73.17 feet to a railroad spike (set);
- 7) North 65°05'21" East for 80.00 feet to a railroad spike (set);

thence leaving said road, South 24°54'39" East for 16.50 feet to a 5/8" rebar (set); thence North 81°20'57" East for 112.50 feet to a 5/8" rebar (set); thence South 24°54'39" East for 54.00 feet to the center of a branch; thence along the centerline of said branch, South 74°33'05" West for 24.33 feet; thence along said branch, South 53°33'16" West for 47.84 feet to the point of beginning.

Containing 1.97 acres, more or less.

Subject to any and all easements, road rights of way, restrictions, conditions, and encumbrances.

Surveyor's Certification

I certify that to the best of my information, knowledge, and belief, the above description and attached plat represent a survey as completed by me on the 25th of February 1992.

Michael D. Mundy

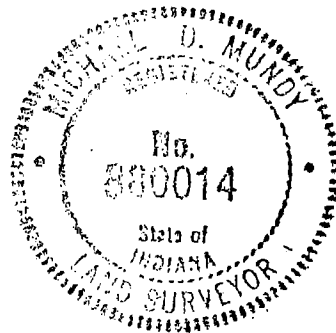
Michael D. Mundy
Indiana Registered
Land Surveyor No. 880014

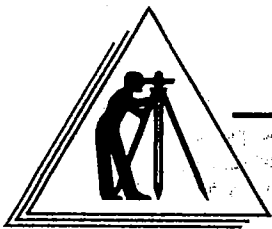
P.O. Box 244
Ellettsville, Indiana 47429

Client: Mary Frill

Record Owner: Larry and James Cooper - (part of D.R. 347, page 3)

Note: There are no buildings on the above described real property.





TRICO Surveying Services, Inc.

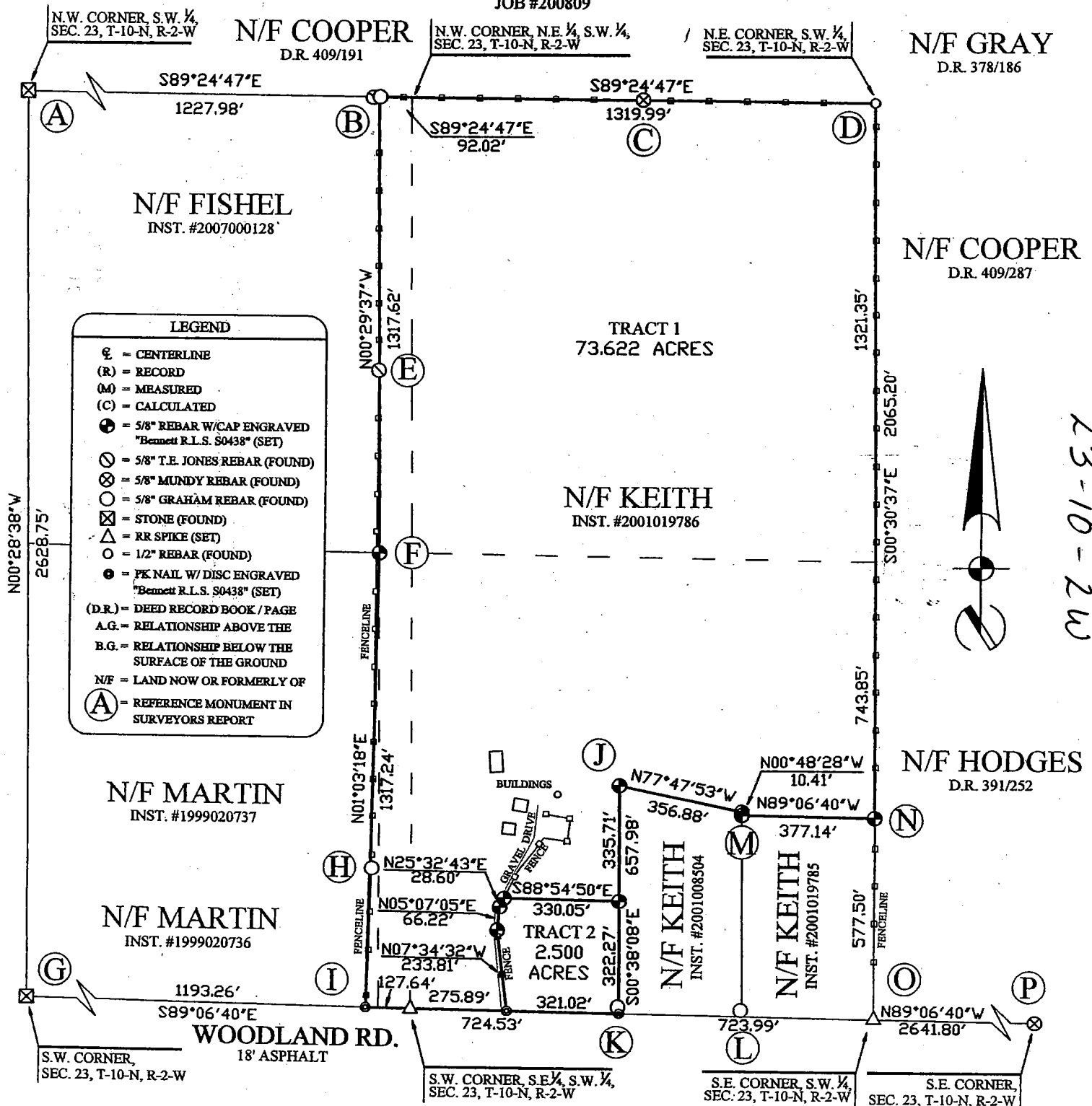
110 South First Street, Ellettsville, Indiana. 47429
Phone: 812-876-2305 Fax: 812-876-0450

James C. Bennett, R.L.S.

FLETCHER TYPE E ADMINISTRATIVE SUBDIVISION

A PART OF SECTION 23, T-10-N, R-2-W, MONROE COUNTY, IN.

JOB #200809



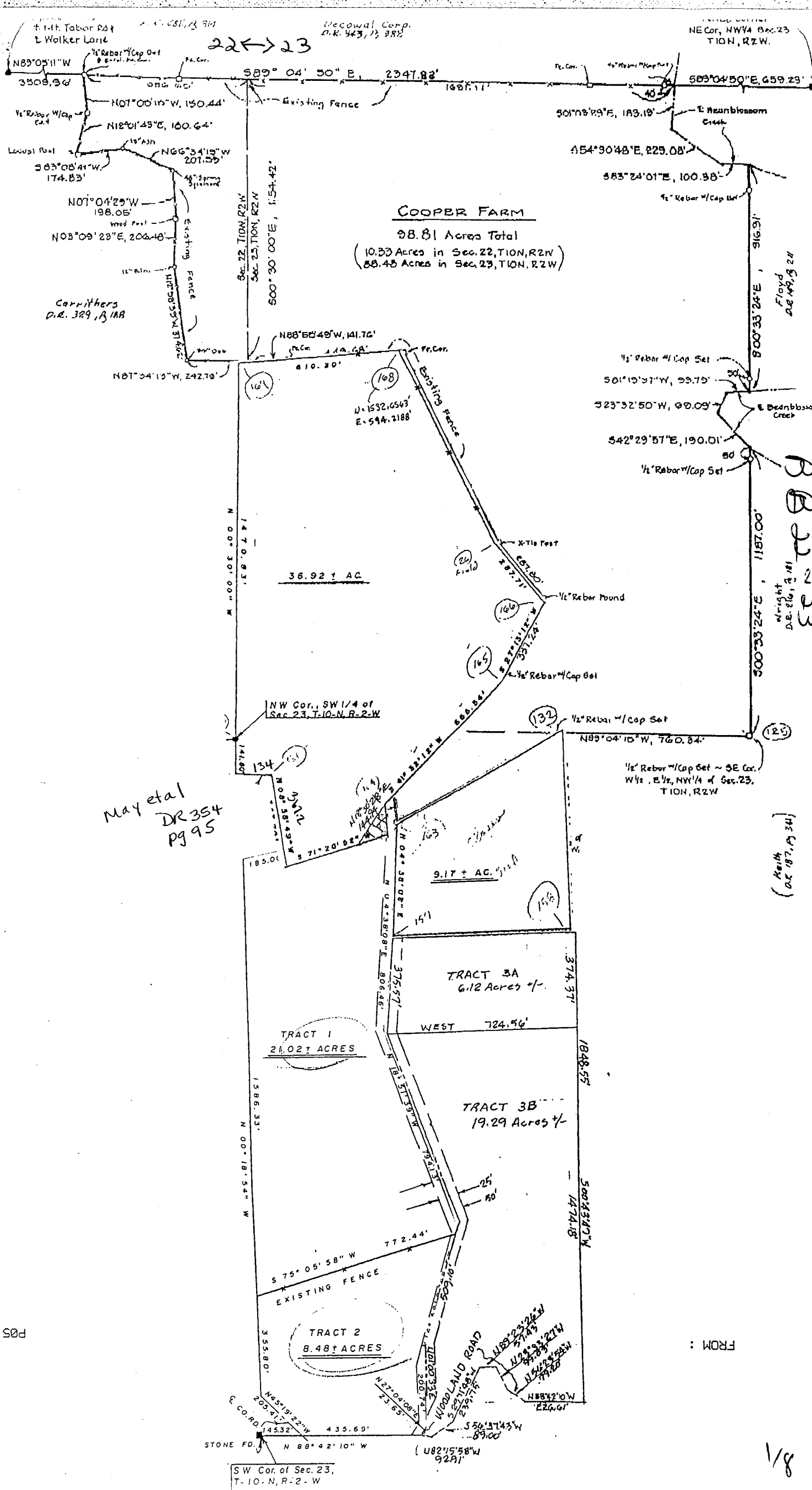
Certification Date: March 28, 2008

Surveyor's Signature:

James C. Bennett

James C. Bennett, R.L.S. # S0438

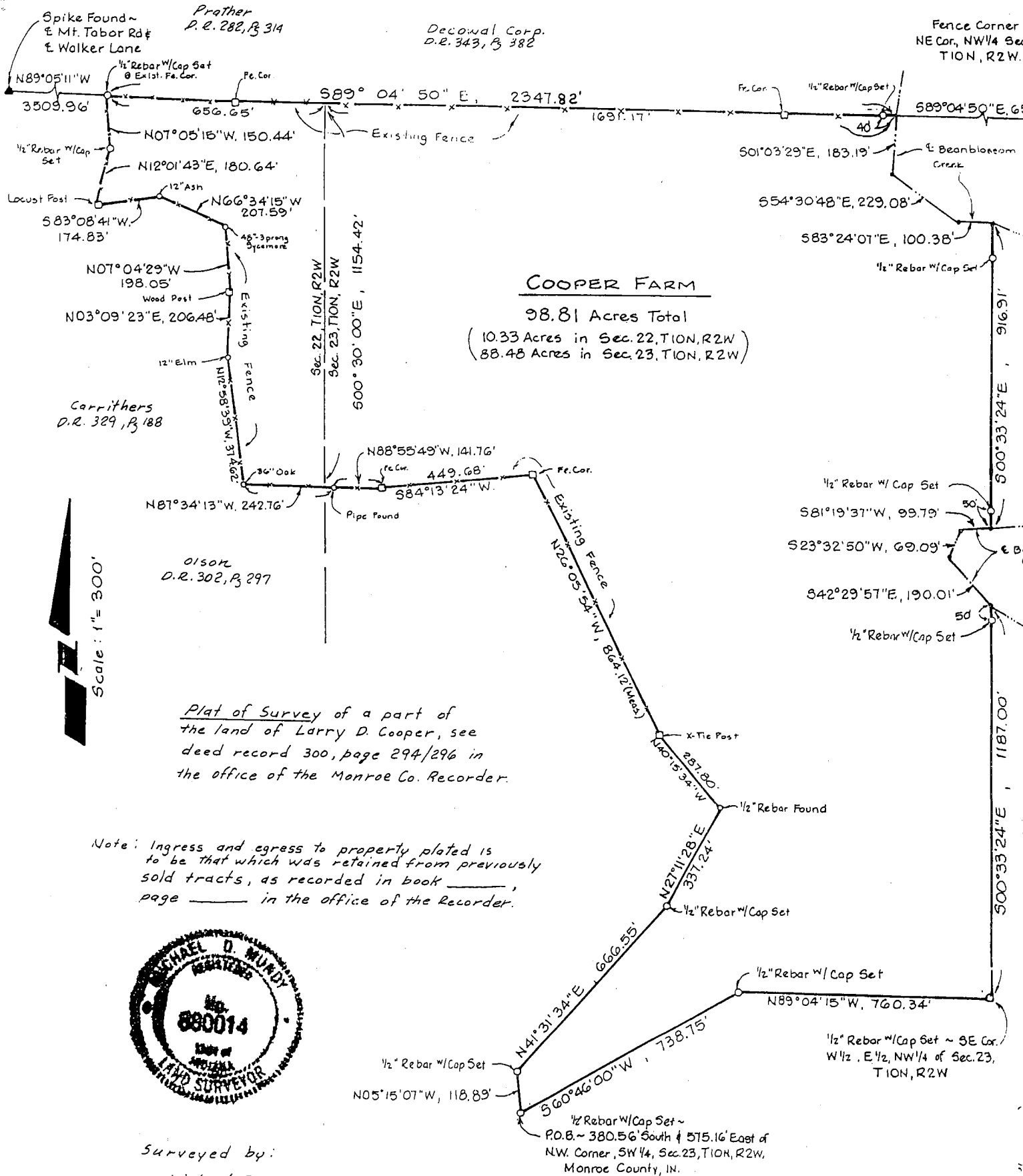




pos

FROM :

 $\frac{1}{8}$



Plat of Survey of a part of
the land of Larry D. Cooper, see
deed record 300, page 294/296 in
the office of the Monroe Co. Recorder.

Note: Ingress and egress to property plated is
to be that which was retained from previously
sold tracts, as recorded in book _____,
page _____ in the office of the Recorder.



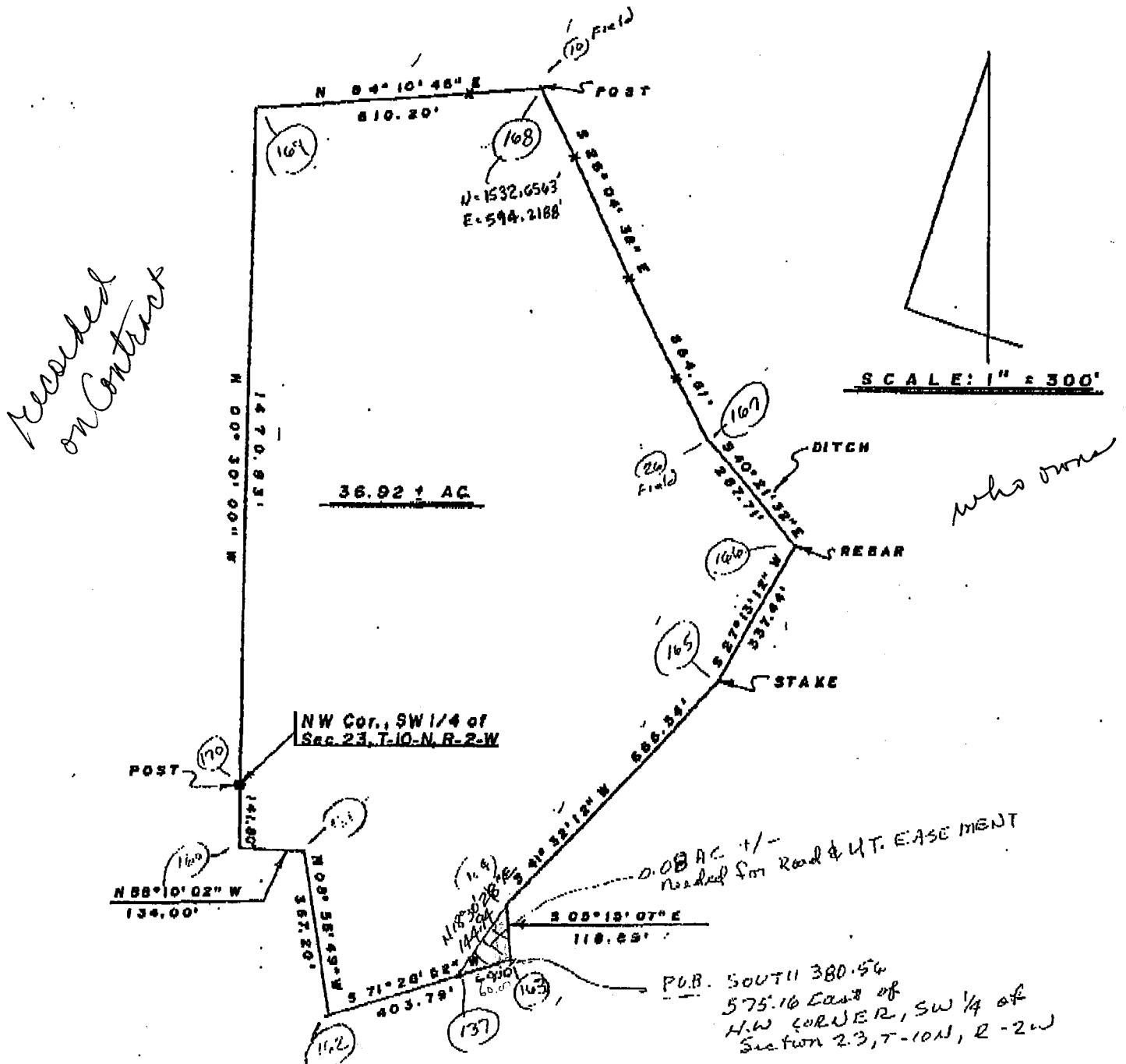
Surveyed by:

Michael D. Mundy - May 3, 1990
Michael D. Mundy, R.L.S. #880014, Indiana
P.O. Box 244
Ellettsville, Indiana 47429

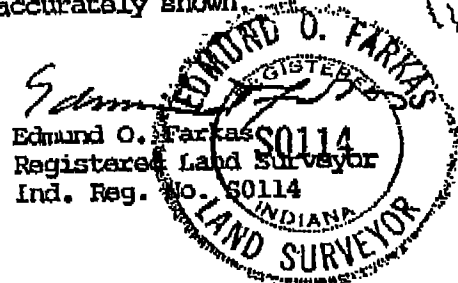
TRI CO Surveying & Mapping

Edmund O. Farkas, Registered Land Surveyor

103 West Temperance
P.O. Box 96
Ellettsville, Indiana 47429
Phone: 812-874-2305



I, Edmund O. Farkas, hereby certify that I am a Registered Land Surveyor, licensed in compliance with the Laws of the State of Indiana; that this plat and the enclosed description correctly represent a land survey completed under my supervision on January 6, 1989; that all the monuments shown thereon actually exist; and that their location and type are to the best of my knowledge accurately shown.



0- 34 16 E 1113.20 163 : 43

1113.20 163 : 43

1113.20 163 : 43

DESCRIPTION: COOPER - 98.81 ACRES

A part of Section 22 and Section 23, both in Township 10 North, Range 2 West, Monroe County, Indiana, described as follows:

Beginning at a $\frac{1}{2}$ " rebar (set), 380.56 feet South and 575.16 feet East of a fence corner post found marking the Southwest corner of the Northwest quarter of said Section 23, thence North $05^{\circ}15'07''$ West for a distance of 118.89 feet to a $\frac{1}{2}$ " rebar (set), thence North $41^{\circ}31'34''$ East for a distance of 666.55 feet to rebar (set) at a stake (found), thence North $27^{\circ}11'28''$ East for a distance of 337.24 feet to a $\frac{1}{2}$ " rebar (found), thence North $40^{\circ}15'34''$ West for a distance of 287.80 feet to a X-tie post, thence from said post and along an existing fence the following courses and distances, North $26^{\circ}05'54''$ West for a distance of 864.12 feet to a corner post, thence South $84^{\circ}13'24''$ West for a distance of 449.68 feet to a fence corner, thence North $88^{\circ}55'49''$ West for a distance of 141.76 feet to a 1" pipe (found), thence North $87^{\circ}34'13''$ West for a distance of 242.76 feet to a 3 foot diameter Oak tree, thence North $12^{\circ}58'39''$ West for a distance of 374.62 feet to a 1 foot diameter Elm tree, thence North $03^{\circ}09'23''$ East for a distance of 206.48 feet to a corner post, thence North $07^{\circ}04'29''$ West for a distance of 198.05 feet to a 4 foot diameter Sycamore tree, thence North $66^{\circ}34'15''$ West for a distance of 207.59 feet to a 1 foot diameter Ash tree, thence South $83^{\circ}08'41''$ West for a distance of 174.83 feet to a Locust post, thence North $12^{\circ}01'43''$ East for a distance of 180.64 feet to a $\frac{1}{2}$ " rebar (set) in the existing fence, thence North $07^{\circ}05'15''$ West for a distance of 150.44 feet to a $\frac{1}{2}$ " rebar (set) at an existing fence corner on the North line of the Northeast quarter of said Section 22, thence along the North line of Section 22 and the Northline of the Northwest quarter of Section 23, aforesaid Township and Range, South $89^{\circ}04'50''$ East for a distance of 2347.82 feet to the center of Bean Blossom Creek, thence along the centerline of said creek the following courses and distances, South $01^{\circ}03'29''$ East for a distance of 183.19 feet, thence South $54^{\circ}30'48''$ East for a distance of 229.08 feet, thence South $83^{\circ}24'07''$ East for a distance of 100.38 feet and to the East line of the West half of the East half of the Northwest quarter of said Section 23, thence along said East line, South $00^{\circ}33'24''$ East for a distance of 916.91 feet to the center of Bean Blossom Creek, thence leaving said East line and following the centerline of said creek, South $81^{\circ}19'37''$ West for a distance of 99.79 feet, thence South $23^{\circ}32'50''$ West for a distance of 69.09 feet, thence South $42^{\circ}29'57''$ East for a distance of 190.01 feet to the East line of the West half of the East half of the Northwest quarter of said Section 23, thence along said East line, South $00^{\circ}33'24''$ East for a distance of 1187.00 feet to a $\frac{1}{2}$ " rebar (set) at the Southeast corner of the West half of the East half of the Northwest quarter of said Section 23, thence along the South line of the Northwest quarter of said Section 23, North $89^{\circ}04'15''$ West for a distance of 760.34 feet to a $\frac{1}{2}$ " rebar (set), thence leaving said South line, South $60^{\circ}46'00''$ West for a distance of 738.75 feet and to the point of beginning.

Containing 10.33 acres in Section 22 and 88.48 acres in Section 23 or a total of 98.81 acres in all, more or less.

BASIS OF BEARINGS: The West line of the Northwest quarter of Section 23, Township 10 North, Range 2 West was assumed to be North $00^{\circ}30'00''$ West; all other bearings were determined by calculation from angles as measured with a twenty-second theodolite.

CERTIFICATE OF SURVEY

I, Michael D. Mundy, hereby that I am a Land Surveyor liscensed in compliance with the laws of the State of Indiana; that the above description and attached plat represents a survey completed by me on May 2, 1990; that all monuments shown thereon actually exist; and that their location and type are, to the best of my knowledge, accurately shown.



Michael D. Mundy
 Michael D. Mundy, R.L.S. #880014, Ind.
 P.O. Box 244
 Ellettsville, Indiana 47401

EXHIBIT "A"

A part of the Southwest Quarter of Section Twenty-three (23), Township Ten (10) North, Range Two (2) West, Monroe County, Indiana, and more particularly described as follows: Beginning at a point 496.94 feet North of the Southwest corner of said Section 23, said point being on the West line of said Section; thence along said West line North Zero (00) Degrees, Eighteen (18) Minutes, Fifty-four (54) Seconds West 1586.33 feet; thence leaving said West line North Seventy-seven (77) Degrees, Forty-two (42) Minutes, Twenty-three (23) Seconds East 185.00 feet; thence North Seventy-one (71) degrees, Twenty-eight (28) Minutes, Fifty-two (52) Seconds East 403.79 feet; thence South Four (04) Degrees, Thirty-eight (38) Minutes, Eight (08) Seconds West 806.46 feet; thence South Eighteen (18) Degrees, Fifty-one (51) Minutes, Thirty-nine (39) Seconds East 794.13 feet; thence South Seventy-five (75) Degrees, Five (05) Minutes, Fifty-eight (58) Seconds West along an existing fence line 772.44 feet to the point of beginning. Containing 21.02 acres, more or less.

SUBJECT TO AND TOGETHER WITH an easement for ingress and egress described as follows: A Fifty (50) foot wide road and utility easement being a part of the Southwest quarter of Section 23, Township 10 North, Range 2 West, Monroe County, Indiana, being Twenty-five (25) feet Easterly and Twenty-five (25) feet Westerly from the under-described centerline: Beginning at a point South 88 degrees 42 minutes 10 seconds East 581.01 feet from the Southwest corner of said Section 23; thence North 27 degrees 04 minutes 08 seconds East 23.65 feet; thence North 01 degree 00 minutes 33 seconds East 200.74 feet; thence North 16 degrees 58 minutes 03 seconds East 509.10 feet; thence North 18 degrees 51 minutes 39 seconds West 794.13 feet; thence North 04 degrees 38 minutes 08 seconds East 806.46 feet.

TRI CO Surveying & Mapping

Edmund O. Farkas, Registered Land Surveyor

103 West Temperance
P.O. Box 96
Ellettsville, Indiana 47429
Phone: 812-876-2305

LEGAL DESCRIPTION

TRACT 2

A part of the Southwest Quarter of Section Twenty-three (23), Township Ten (10) North, Range Two (2) West, Monroe County, Indiana, and more particularly described as follows:

Beginning at a point 141.14 feet North of the Southwest corner of said Section 23, said point being on the West line of said Section, thence along said West line North Zero (00) Degrees, Eighteen (18) Minutes, Fifty-four (54) Seconds West 355.80 feet, thence North Seventy-five (75) Degrees, Five (05) Minutes, Fifty-eight (58) Seconds East along an existing fence line 772.44 feet, thence leaving said fence line South Sixteen (16) Degrees, Fifty-eight (58) Minutes, Three (03) Seconds West 509.10 feet, thence South One (01) Degree, Zero (00) Minutes, Thirty-three (33) Seconds West 200.74 feet, thence South Twenty-seven (27) Degrees, Four (04) Minutes, Eight (08) Seconds East 23.65 feet to the South line of said Section, thence along said South line North Eighty-eight (88) Degrees, Forty-two (42) Minutes, Ten (10) Seconds West 435.69 feet to the centerline of a county road, thence leaving said South line and along said centerline North Forty-five (45) Degrees, Nineteen (19) Minutes, Twenty-two (22) Seconds West 205.41 feet to the point of beginning.

Containing 8.48 acres, more or less.

SUBJECT TO: a 25 foot wide road and utility easement along the entire Easterly side of the above described tract, said easement described in attached easement description.

EASEMENT DESCRIPTION

A 50 foot wide road and utility easement being a part of the Southwest Quarter of Section Twenty-three (23), Township Ten (10) North, Range Two (2) West, Monroe County, Indiana, being 25 feet Easterly and 25 feet Westerly from the under-described centerline:

Beginning at a point South Eighty-eight (88) Degrees, Forty-two (42) Minutes, Ten (10) Seconds East 581.01 feet from the Southwest corner of said Section 23, thence North Twenty-seven (27) Degrees, Four (04) Minutes, Eight (08) Seconds East 23.65 feet, thence North One (01) Degree, Zero (00) Minutes, Thirty-three (33) Seconds East 200.74 feet, thence North Sixteen (16) Degrees, Fifty-eight (58) Minutes, Three (03) Seconds East 509.10 feet, thence North Eighteen (18) Degrees, Fifty-one (51) Minutes, Thirty-nine (39) Seconds West 794.13 feet, thence North Four (04) Degrees, Thirty-eight (38) Minutes, Eight (08) Seconds East 806.46 feet.

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Mail tax statements to:

R1, Box 169C
Paragon, IN 46166

QUITCLAIM DEED

THIS INDENTURE WITNESSETH, That Larry D. Cooper, of Morgan County, in the State of Indiana, RELEASES AND QUITCLAIMS to Larry D. Cooper and Dinah Cooper, husband and wife, of Morgan County, in the State of Indiana, for and in consideration of One Dollar (\$1.00) and other good and valuable consideration not expressed herein, the receipt whereof is hereby acknowledged, the following described Real Estate in Monroe County, in the State of Indiana, to-wit:

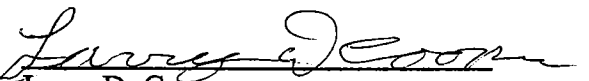
A part of the West one half of the Southwest quarter of Section 23, Township 10 North, Range 2 West, Monroe County, Indiana, described as follows: Beginning at a point 810.06 feet South and 540.34 feet East of the Northwest corner of said half quarter Section; thence East for 698.97 feet; thence South 00 degrees 43 minutes 47 seconds West for 374.37 feet; thence West for 724.56 feet; thence North 04 degrees 38 minutes 08 seconds East for 375.57 feet to the place of beginning. Containing 6.12 acres, more or less.

SUBJECT TO AND TOGETHER WITH an easement for ingress and egress described as follows: A Fifty (50) foot wide road and utility easement being a part of the Southwest quarter of Section 23, Township 10 North, Range 2 West, Monroe County, Indiana, being Twenty-five (25) feet Easterly and Twenty-five (25) feet Westerly from the under-described centerline: Beginning at a point South 88 degrees 42 minutes 10 seconds East 581.01 feet from the Southwest corner of said Section 23; thence North 27 degrees 04 minutes 08 seconds East 23.65 feet; thence North 01 degree 00 minutes 33 seconds East 200.74 feet; thence North 16 degrees 58 minutes 03 seconds East 509.10 feet; thence North 18 degrees 51 minutes 39 seconds West 794.13 feet; thence North 04 degrees 38 minutes 08 seconds East 806.46 feet.

ALSO, a part of the Northwest quarter of the Southwest quarter of Section 23, Township 10 North, Range 2 West, Monroe County, Indiana, and more particularly described as follows: Beginning at a point 380.56 feet South and 575.16 feet East from the Northwest corner of the said Southwest quarter; thence North 60 degrees 46 minutes East 737.44 feet; thence South 00 degrees 03 minutes 47 seconds West 789.62 feet; thence West 677.47 feet; thence North 04 degrees 38 minutes 08 seconds East 430.89 feet to the point of beginning. Containing 9.17 acres, more or less.

SUBJECT TO AND TOGETHER WITH an easement for ingress and egress described as follows: A Fifty (50) foot wide road and utility easement being a part of the Southwest quarter of Section 23, Township 10 North, Range 2 West, Monroe County, Indiana, being Twenty-five (25) feet Easterly and Twenty-five (25) feet Westerly from the under-described centerline: Beginning at a point South 88 degrees 42 minutes 10 seconds East 581.01 feet from the Southwest corner of said Section 23; thence North 27 degrees 04 minutes 08 seconds East 23.65 feet; thence North 01 degree 00 minutes 33 seconds East 200.74 feet; thence North 16 degrees 58 minutes 03 seconds East 509.10 feet; thence North 18 degrees 51 minutes 39 seconds West 794.13 feet; thence North 04 degrees 38 minutes 08 seconds East 806.46 feet.

In Witness Whereof, the said grantor has hereunto set his hand and seal this 18th day of March, 1993.


Larry D. Cooper